

TRUSTEE'S DEED

UNOFFICIAL COPY

STATUTORY (ILLINOIS)

19SA4811031 LP

1/2

Doc#: 2005246117 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/21/2020 08:11 AM Pg: 1 of 2

Dec ID 20200201609678
ST/CO Stamp 0-928-221-024 ST Tax \$310.00 CO Tax \$155.00
City Stamp 0-816-416-608 City Tax: \$3,255.00

THE GRANTOR, AURICA COLTEA, as Trustee of the Lucian Coltea Declaration of Trust, dated September 27, 2018, of 428 East First Street, Hinsdale, DuPage County, Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to LUIS A. PEREA and LAURA PEREA, his wife, of 1216 Milford Court, Naperville, Illinois, not as Tenants by the Entirety or as Tenants in Common, but in JOINT TENANCY, all interest in the following described Real Estate situated in the COUNTY OF COOK, in the STATE OF ILLINOIS, to-wit:

PARCEL 1:

Unit 302 in the 32-40 South Ashland Condominium, as delineated on a Survey of the following described real estate:

Block 9 in Samuel F. Smith's Subdivision of the Northeast 1/4 of the Northeast 1/4 of Section 18, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached to the Declaration of Condominium recorded as document 0419119012, together with an undivided percentage interest in the common elements.

PARCEL 2:

The exclusive right to use storage space S-13, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as document 0419119012.

Subject to: general taxes for the year 2019 and subsequent years, covenants, restrictions, conditions and easements of record.

Permanent Real Estate Index Number(s): 17-18-208-002-1006

Address(es) of Real Estate: ~~Unit 302, 36 S. Ashland Avenue, Chicago, IL 60607~~
36 South Ashland Avenue, Unit 302, Chicago, IL 60607

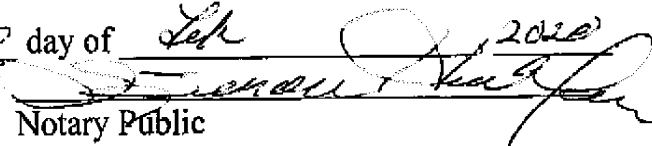
IN WITNESS WHEREOF, said Grantor has hereunto set his hand and seal this 10th day of February, 2020.

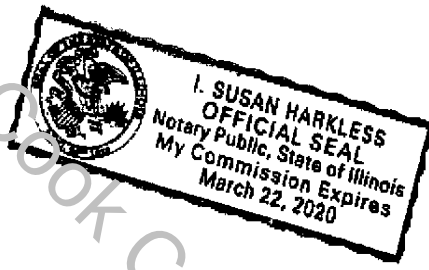
By: Aurica Coltea (SEAL)
AURICA COLTEA, Trustee of the LUCIAN COLTEA DECLARATION OF TRUST dated September 27, 2018

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STATE OF ILLINOIS)
) SS.
COUNTY OF C O O K)

I, the UNDERSIGNED, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY, AURICA COLTEA, Trustee of the LUCIAN COLTEA DECLARATION OF TRUST dated September 27, 2018, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as Trustee aforesaid, for the uses and purposes therein set forth herein.

GIVEN under my hand and official seal this 10 day of Feb, 2020

Notary Public



THIS INSTRUMENT WAS PREPARED BY:

I. Susan Harkless
Attorney at Law
230 Coolidge Avenue
Barrington, IL 60010

REAL ESTATE TRANSFER TAX		11-Feb-2020
COUNTY:		155.00
ILLINOIS:		310.00
TOTAL:		465.00
17-18-208-002-1006 20200201609678 0-928-221-024		

MAIL TO:

THOMAS F. FEZZEY
Attorney at Law
600 West Roosevelt Road
Suite B-1
Wheaton, IL 60187

NAME & ADDRESS OF TAXPAYER:

LUIS A. PEREA and LAURA PEREA
1216 Milford Court
Naperville, IL 60504

REAL ESTATE TRANSFER TAX		11-Feb-2020
CHICAGO:		2,325.00
CTA:		930.00
TOTAL:		3,255.00 *
17-18-208-002-1006 20200201609678 0-816-416-608		

* Total does not include any applicable penalty or interest due

CHARGE C.T.I.C. DUTAGE